



 **JLL** SEE A BRIGHTER WAY

For sale

8775 Baypine Road
Jacksonville, FL
50,839 SF Available

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8775 Baypine Road Jacksonville, FL

50,839 SF office building in Deerwood Park

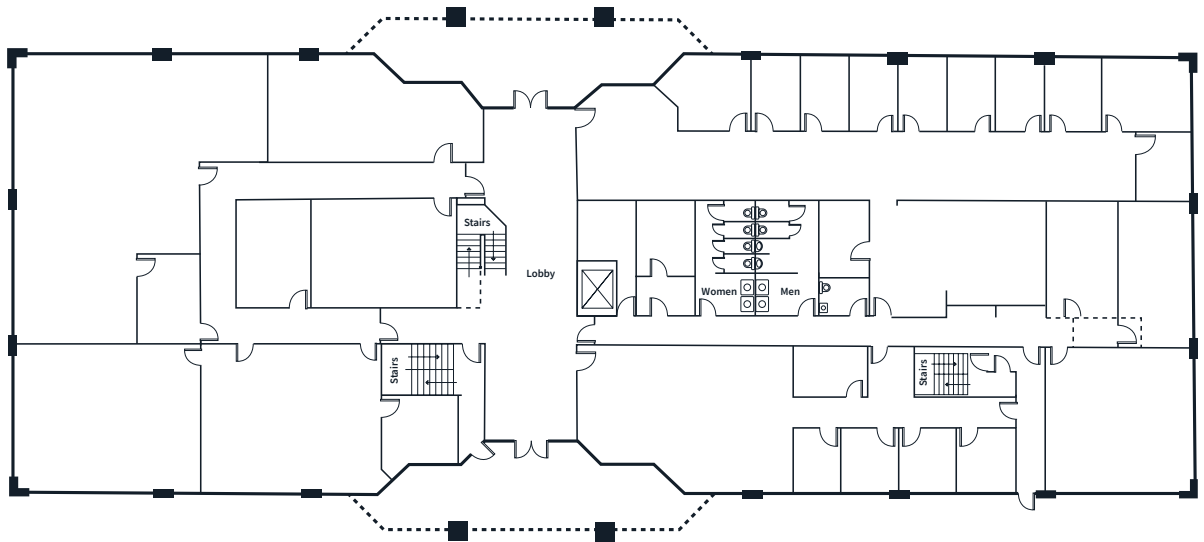
- Built in 1989 with attached parking garage offering an 8.0/1,000 SF parking ratio
- Scenic lakefront setting with prominent Interstate 95 visibility
- I-95 facing signage opportunity on building
- Strategic accessibility with quick access to US-1, I-95, and Butler Boulevard
- Premium outdoor environment with lush landscaping, picturesque water views and an inviting outdoor deck space
- Generator pad on-site



Floorplans

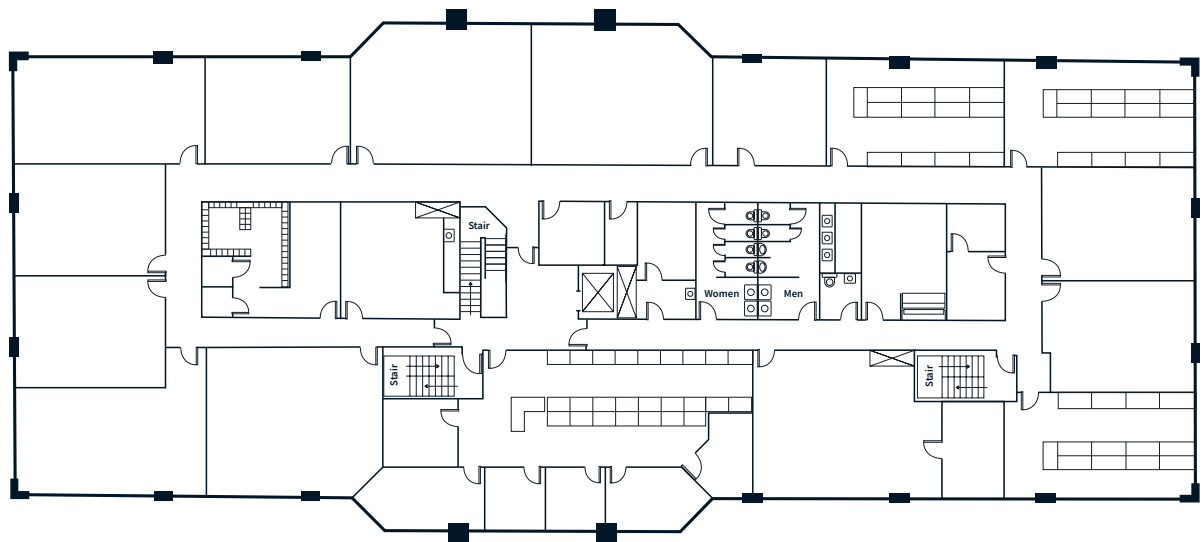
First floor

16,029 s.f.



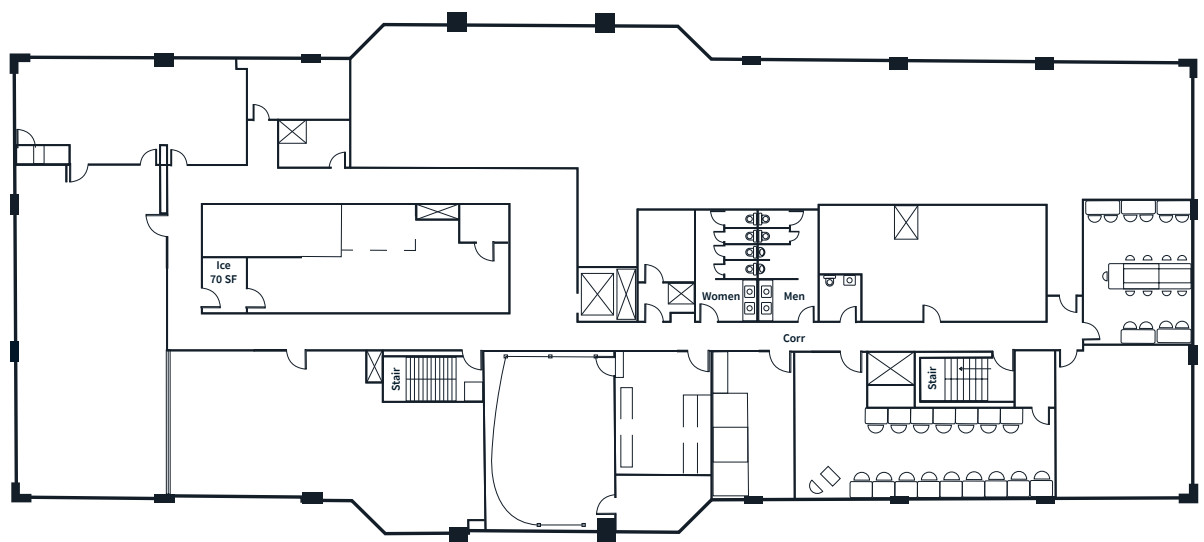
Second floor

17,405 s.f.



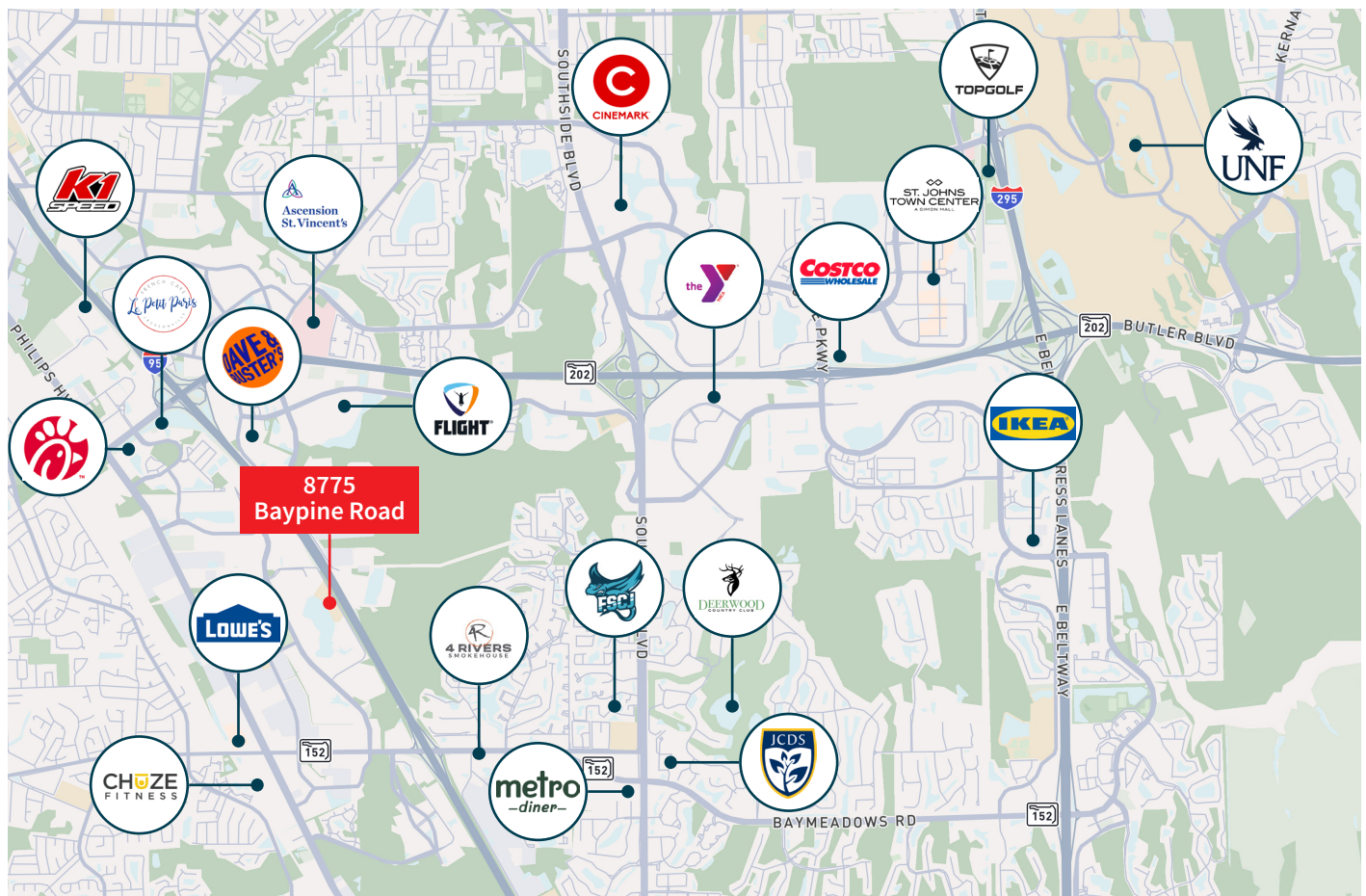
Third floor

17,405 s.f.



Prime Deerwood Park Location

8775 Baypine Road is strategically positioned near abundant Southside retail, dining, and business amenities with exceptional connectivity to all major area roadways including US-1, I-95, I-295, and Butler Boulevard. This prime location provides office tenants with easy access to the professional services, lifestyle conveniences, and transportation infrastructure that today's workforce values.



4

minutes to I-95

4

minutes to US-1

6

minutes to Butler Blvd.

12

minutes to I-295

Jesse Shimp
Managing Director
 jesse.shimp@jll.com
 +1 904 559 3910

Michael Loftin
Managing Director
 michael.loftin@jll.com
 +1 904 559 3911